BEG NE COR OF LOT 1 WALDRON HEIG
RUN E 7.5 FT TO E LINE OF NE1/4
RUN N 95 FT, W 89.09 FT, S 87 FT

SHIPMAN DAVID L
16304 SW 10TH ST
PEMBROKE PINES, FL 33027-5109

2026

33-3S-17-06457-001

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	01	MINIMUM 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	01	MINIMUM 100
Interior Wall	01	MINIMUM 100
Interior Floo	02	MIN PLYWD 100
Air Condition	02	WINDOW 100
Heating Type	02	CONVECTION 100
Bedrooms		2 100
Bathrooms		2 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Quality	01	01

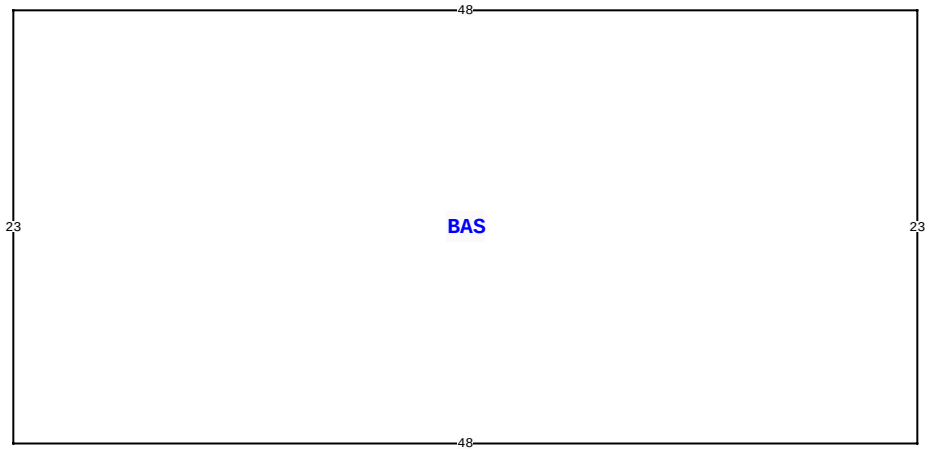
DOR CODE 0200 MOBILE HOME
MAP NUM | MKT AREA 07
NEIGHBORHOOD/LOC 33317.00 1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,104	100		1,104	8,346
TOTALS	1,104			1,104	8,346

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	1,104	42.0000	25.20	27,821	1975	1975	10	0	0	60.00	30.00

2 MOBILE HME 0% - 0 Heated Area: 1104 HX Base Yr



136 NE MILTON TER, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 2	Tax Dist:
BUILDING MARKET VALUE	8,346
TOTAL MARKET OB/XF VALUE	10,000
TOTAL LAND VALUE - MARKET	3,365
TOTAL MARKET VALUE	21,711
SOH/AGL Deduction	3,576
ASSESSED VALUE	18,135
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	18,135
TOTAL JUST VALUE	21,711
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	21,711

XFOB:1:1: SHELBY MH
LAND:1:1: ADJ4;GRADE ROAD.
BLDG:1:1: SHELBY MH

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1506/345	12/06/2023	QC	U	I	11	100

GRANTOR: SHIPMAN XAVIER
GRANTEE: SANLINO ROSE ANNETT

0960/0062	8/12/2002	TD	Q	V	03	1,400

GRANTOR: CLERK OF COURT (TIMMO
GRANTEE: DAVID L SHIPMAN

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W48 S23 E48 N23$.

EXTRA FEATURES

LN	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON	YEAR ACTUAL	Q	% COND	OB/XF MKT VALUE	NOTES
1	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
2	9947	Septic	0	0	0	0	1.00	UT	3,000.00	3,000.00	100			3	100	3,000	

LAND DESCRIPTION

TOTAL OB/XF 10,000

LN	USE CODE	CLS	LAND USE DESCRIPTION	CAP	RD	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	DT	DPTH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	0200	C	MBL HM	0		RSF/MH	91.00	87.00	7,917.00	SF		1.00	1.00	0.85	0.50	0.43	3,365							

REVIEW DATE 11/21/2016 BY DF Total Acres: 0.18 Total Land Value: 3,365 Market: 0 Agricultural: 0 Common: 3,365 PRINTED 11/06/2025 BY SYS